

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
Office of Zoning



MEMORANDUM

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**To:** Arnold R. Finlayson, Administrator  
Office of Documents and Administrative Issuance

**From:** Sharon S. Schellin *(Signature)*  
Secretary to the Zoning Commission

**Date:** July 19, 2006

**Re:** Publication for the Office of Zoning

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Please publish the following in the *D.C. Register* on July 28, 2006:

1. Z.C. Notice of Filing (Case No. 02-50A);
2. Z.C. Notice of Filing (Case No. 06-35);
3. Z.C. Notice of Public Hearing (Case No. 06-17); and
4. Z.C. Order No. 05-18 (Case No. 05-18).

Attachments

*10  
cc  
AP*

ZONING COMMISSION  
District of Columbia

CASE NO. 06-35

EXHIBIT NO. 11

**ZONING COMMISSION NOTICE OF FILING**  
**Case No. 06-35**  
**(Consolidated PUD – Square 24, Lots 109 & 883)**  
**July 17, 2006**

**THIS CASE IS OF INTEREST TO ANC 2A**

On July 11, 2006, the Office of Zoning received an application from CESC 1229-1231 TRS, Inc. and CESC 1227 LLC (collectively, the “applicant”) for approval of a consolidated PUD for the above-referenced property.

The property that is the subject of this application consists of Square 24, Lots 109 and 883 in Northwest Washington, D.C. (Ward 2) and is located at 1227-1231 25<sup>th</sup> Street, N.W. The property is currently zoned CR.

The applicant proposes to expand the building at 1229-1231 25<sup>th</sup> Street, N.W. and convert it to residential use, and expand the building at 1227 25<sup>th</sup> Street, N.W. for continued office use. The total project will create approximately 190-240 new residential units and approximately 143,333 square feet of office space. The total gross floor area included in the proposed PUD is approximately 459,163 square feet for a total FAR of approximately 6.1. Both buildings will measure 110 feet tall and will include a total of 334 parking spaces. This request is not inconsistent with the Comprehensive Plan of the District of Columbia.

For additional information, please contact Sharon S. Schellin, Secretary to the Zoning Commission at (202) 727-6311.